

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: PROPOSED DISPOSITION OF 227 NORTHAMPTON STREET
PROJECT NO. MASS. R-56

WHEREAS, the Boston Redevelopment Authority, hereinafter referred to as the "Authority" has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended which contract provides for financial assistance in the hereinafter identified project; and

WHEREAS, the Urban Renewal Plan for the South End Urban Renewal Area, Project No. Mass. R-56, hereinafter referred to as the "Project Area" has been duly reviewed and approved in full compliance with local, state and federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and the carrying out of urban renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, The Historical Society, Inc. has expressed an interest in developing 227 Northampton Street.

NOW THEREFORE BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That the South End Historical Society, Inc. be and hereby is tentatively designated as developer of 227 Northampton Street, subject to:
 - a. Publication of all public disclosure and issuance of all approvals required by the Massachusetts General Laws and Title I of the Housing Act of 1949, as amended.
 - b. Submission within ninety (90) days in a form satisfactory to the Authority of:
 - (i) Evidence of the availability of necessary funds; and
 - (ii) Evidence of firm financing commitments from banks or other lending institutions; and
 - (iii) Final Working Drawings and Specifications satisfactory to the Authority's staff.
2. That disposal of said parcel by negotiation is the appropriate method of making the land available for redevelopment.
3. That it is hereby determined that the South End Historical Society, Inc. possess the qualifications and financial resources necessary to acquire and develop the land in accordance with the Urban Renewal Plan for the Project Area.

MEMORANDUM

FEBRUARY 25, 1971

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT T. KENNEY, DIRECTOR

SUBJECT: SOUTH END URBAN RENEWAL AREA (MASS. R-56)
TENTATIVE DESIGNATION OF DEVELOPER FOR 227
NORTHAMPTON STREET

The South End Historical Society has recently submitted a proposal to develop the vacant lot at 227 Northampton Street in the South End.

Because large-scale industrialized construction methods are inappropriate for many of the small vacant lots in the South End the Historical Society's imaginative proposal emphasizes the development of prototypical construction techniques which can ultimately be used on a variety of these sites. The design, however, has the flexibility to conform with the specific character of the neighborhoods in which these lots are located.

The Historical Society proposes to optimize the use of 227 Northampton by developing seven dwelling units: four efficiencies for the elderly, one one-bedroom unit, one two-bedroom unit, and one three-bedroom unit. The total building area is about 4,800 square feet and provision will be made for three parking spaces. The estimated cost of this project is approximately \$125,000, and it is anticipated that financing will be made available by the Massachusetts Housing and Finance Agency.

It is therefore recommended that the Authority tentatively designate the South End Historical Society, Inc. as developer of 227 Northampton Street.

A Resolution is attached.

4. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transactions in accordance with Section 105 (e) of the Housing Act of 1949, as amended, including information with respect to the Redevelopers' Statements for Public Disclosure (Federal Form H-6004).

